



# CITY OF WHEATLAND

## CITY COUNCIL MEETING STAFF REPORT

March 28, 2023

**SUBJECT:** Acceptance and Notice of Completion of Wheatland Advanced Metering Infrastructure (AMI) Water Meter Installation Project

**PREPARED BY:** Dane H. Schilling – City Engineer

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### **Recommendation**

Staff recommends that the City Council adopt Resolution No. 13-23 accepting the work performed by Keystone Exteriors, LLC of Luzerne, Pennsylvania (dba. Keystone Metering Systems, Inc.) and authorizing the City Clerk to file a Notice of Completion with the Yuba County Recorder (See Attachment 1).

### **Background/Discussion**

With the support of the Yuba Water Agency (YWA), the City was awarded a combined \$1.36 million grant through the Integrated Regional Water Management (IRWM) grant program, which includes fifty percent (50%) matching funds by YWA, for a Comprehensive Drinking Water Project. The Comprehensive Project will improve water system reliability; increase community awareness of water consumption; encourage sustainable water practices; and modernize the City's water supply system to accommodate growth. The grant encompasses several City projects including a new municipal accounting and billing software system, new communication infrastructure and new water meters.

The Advanced Metering Infrastructure (AMI) Water Meter Installation Project ("Project") involves installation of all new service meters capable of automation upgrades using advanced metering infrastructure to fully automate meter reading, enable timely leak detection, provide consumers with data for consumption management, increase operational efficiencies and improve the City's billing capabilities.

On March 23, 2023, the City Council adopted Resolution No. 13-21 authorizing the City Manager to award a construction contract to Keystone Exteriors, LLC of Luzerne, Pennsylvania (dba. Keystone Metering Systems, Inc.) ("Contractor") for construction of the Project in the amount of \$600,488.00 and authorizing the City Manager to execute contract change orders not to exceed \$30,000.00 with total contract value not to exceed \$630,488.00.

Installation was to begin in mid-2021 but global supply chain issues delayed the delivery of the meters by more than a year. Meters were delivered as they became available and the final installment of meters arrived in Wheatland in October 2022.

A total of 1,265 meters were installed. Meters at the Settler's Village commercial buildings were not installed and were removed from the Keystone contract due to a pending agreement with the property owner and the complexity of installing these meters. Also, the installation of three 6-inch meters was removed from this contract and will be installed with the Phase 2 project.

Three contract change orders were issued by Staff totaling \$12,433.00. The first two change orders involved clarification of the contract requirements and didn't involve any costs. Change Order #3 involved a reconciliation of the actual quantities installed by the contractor. The total change order amount equates to 2.1% of the original contract amount and is well within the 10% contingency for this Project. That leaves 47,615.80 left in contingency which is more than enough for Public Works to finish the last 14 meters.

By this action the water meter infrastructure improvements will be deemed complete, and a one-year warranty period will begin. The Notice of Completion establishes a 30-day period in which liens, claims and stop notices may be filed against the project's Labor and Materials Bond.

### **Alternatives**

Alternatively, if it were determined that the work described above was not completed to the City's satisfaction, the City Council may choose to postpone acceptance and the filing for the Notice of Completion until the City is satisfied with the work.

### **Fiscal Impact**

The Project is funded entirely through external grant funds totaling \$1.36-million. The expenditure of \$630,488.00 for this contract is below the \$769,245.00 line item identified in the grant. Therefore, the savings realized in this component of the Comprehensive Water Project can be applied to other items contained in the grant.

### **Attachments**

Attachment 1: Resolution No. 13-23: Accepting AMI Meter Installation Project  
Attachment 2: Notice of Completion

RESOLUTION NO. 13-23

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WHEATLAND ACCEPTING THE WORK PERFORMED BY KEYSTONE EXTERIORS, LLC OF LUZERNE, PENNSYLVANIA (DBA. KEYSTONE METERING SYSTEMS, INC.) ON THE CITY OF WHEATLAND ADVANCED METERING INFRASTRUCTURE (AMI) WATER METER INSTALLATION PROJECT AS COMPLETE AND AUTHORIZING THE CITY CLERK TO FILE A NOTICE OF COMPLETION WITH THE YUBA COUNTY RECORDER.**

**WHEREAS**, on March 23, 2023, the City Council adopted Resolution No. 13-21 authorizing the City Manager to award a construction contract to Keystone Exteriors, LLC of Luzerne, Pennsylvania (dba. Keystone Metering Systems, Inc.) ("Contractor") for construction of the Wheatland Advanced Metering Infrastructure (AMI) Water Meter Installation Project ("Project") in the amount of \$600,488.00 and authorizing the City Manager to execute contract change orders not to exceed \$30,000.00; and

**WHEREAS**, three contract change orders totaling \$12,433.00 were executed for the Project for a revised contract amount of \$612,921.00; and

**WHEREAS**, on December 19, 2022, the City conducted final inspections of the work performed by the Contractor and the work was found to be in conformance with the construction contract; and

**WHEREAS**, at its March 28, 2023, City Council meeting the City Engineer recommended to the City Council that it accept the work performed by the Contractor and that a Notice of Completion be filed by the City for the Project.

**NOW, THEREFORE IT IS HEREBY RESOLVED, ORDERED AND FOUND** by the City Council of City of Wheatland, State of California:

1. The work performed by Keystone Exteriors, LLC of Luzerne, Pennsylvania (dba. Keystone Metering Systems, Inc.) for the Wheatland Advanced Metering Infrastructure (AMI) Water Meter Installation Project is hereby accepted as being complete in accordance with the requirements of the construction contract.
2. The City Clerk is directed to execute, serve, and record the Notice of Completion on said Project on behalf of the City of Wheatland.

**PASSED AND ADOPTED** by the City Council of City of Wheatland, State of California this 28<sup>th</sup> day of March 2023, by the following vote:

AYES:

NOES:

ABSTAIN:

**ATTACHMENT 1**

ABSENT:

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Rick West, Mayor

ATTEST:

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Lisa Thomason, City Clerk

## ATTACHMENT 2

### RECORDING REQUESTED BY

City of Wheatland-Engineering Dept.

### AND WHEN RECORDED MAIL TO

Name: City of Wheatland

Address: P.O. Box 395

City & State: Wheatland, CA 95692

G.C. 6103

SPACE ABOVE FOR RECORDER'S USE

## Notice of Completion

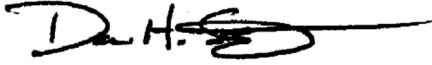
Notice is hereby given that:

1. The name and address of the owner of the real property described herein is the City of Wheatland, 111 C Street, Wheatland, CA 95692.
2. That the interest which the City of Wheatland owns the described real property is Fee Simple.
3. The construction works hereinafter described was substantially completed on the 19th day of December 2022.
4. The work completed, in general, consists of installing water meters and meter boxes. That the name of the surety on the contractor's bond for payment on said contract is PLATTE RIVER INSURANCE COMPANY.
5. Said work being commonly known as: City of Wheatland Advanced Metering Infrastructure (AMI) Water Meter Installation Project.

The Contract Documents and Specifications for said work are on file at the City of Wheatland, 111 C Street, Wheatland, California 95692, Yuba County, California.

The prime contractor for said work: Keystone Exteriors, LLC of Luzerne, Pennsylvania (dba. Keystone Metering Systems, Inc.).

6. The location of said work is in various locations within the legal boundary of the City of Wheatland, Yuba County, California.

By:   
Dane H. Schilling, City Engineer

**Verification**

I am Jim Goodwin, the authorized agent of the City of Wheatland, the owner of the property described in the foregoing notice. I have read the foregoing notice and know the contents thereof, and the same of my own knowledge. I declare under penalty of perjury of the laws of the State of California that the foregoing is true and correct.

Dated: March \_\_\_\_, 2023, at Wheatland, California

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Jim Goodwin, City Manager